



# Punjab Government Gazette

## EXTRAORDINARY

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DEPARTMENT OF FINANCE  
(FINANCE BUDGET-II BRANCH)

### PRESS COMMUNIQUE

The 1st February, 2016

**No.7/4/2014-FBII/144.**-It is notified for general information that the outstanding balance of **7.67%** **Punjab** State Development Loan 2016 issued in terms of the Government of **Punjab**, Finance Department Notification No. 7/4/2005/2FBII/1655 dated **February 22, 2006**, will be repaid at par on **February 28, 2016** with interest due up to and including February 27, 2016. In the event of a holiday being declared on the aforesaid date by any State Government under the Negotiable Instruments Act, 1881, the loan will be repaid by the paying offices in that State on the previous working day. **No. interest will accrue on the loan from and after February 28, 2016.**

2. As per sub-regulation 24(2) and 24(3) of Government Securities Regulations, 2007 payment of maturity proceeds to the registered holder of Government Security held in the form of subsidiary General Ledger or Constituent Subsidiary General Ledger account or Stock Certificate shall be made by a pay order incorporating the relevant particulars of his bank account or by credit to the account of the holder in any bank having facility of receipt of funds through electronic means. For the purpose of making payment in respect of the securities, the original subscriber or the subsequent holders of such a government Securities, as the case may be, shall submit to the Bank or Treasury and Sub-Treasury or branch of State Bank of India, or its Subsidiary banks where they are enframed/registered for payment of interest, as the case may be, the relevant particulars of their bank account.

3. However, in the absence of relevant particulars of bank account/mandate for receipt of funds through electronic means, to facilitate repayment on the due date, holders of **7.67% Punjab State Development Loan, 2016**, Should tender their securities at the Public Debt Office, 20 days in advance. The securities should be tendered for repayment, duly discharged on the reverse thereof as under:-

"Received the Principal due on the Certificate".

4. It should be particularly noted that at places where the treasury work is done by a branch of the State Bank of India or any of its associate banks, the securities, if they are in the form of Stock Certificates, should be tendered at the branch of the bank concerned and not at the Treasury or Sub-Treasury.

5. Holders who wish to receive payment at places other than those where the securities have been enframed for payment should send them duly discharged to the Public Debt Office concerned by Registered and Insured Post. The Public Debt Office will make payment by issuing a draft payable at any Treasury/Sub Treasury of branch of State Bank of India or its associate banks conducting Government Treasury work in the State of **Punjab**.

Sd/-

**(D.P. REDDY) I.A.S**

Additional Chief Secretary to Government of Punjab,  
Department of Finance.

### INDUSTRIES & COMMERCE

#### NOTIFICATION

The 22nd January, 2016

**No.Tech/DOB/2008-09/Boiler Inspection/826-A.-** The Governor of Punjab is pleased to order that Sh. K.S. Brar Joint Director posted as Joint Director (Boilers) in the Punjab Bureau of Investment Promotion. He shall exercise the powers of the Chief Inspector of Boilers under section 5 of the Boilers Act, 1923, pertaining to all new projects falling in the purview of Punjab Bureau of Investment Promotion as notified by Government of Punjab notification No. 7/17/13ASI/1998 dated 5.12.13. For such project, he shall also conduct all functions relating to the registration of Boilers under section 7 of the Boilers Act, 1923 and the relevant provisions of Indian Boiler Regulation, 1950. The Department of Industries & Commerce shall conduct an annual process audit of all such cases.

Chandigarh

The 22nd January, 2016

**ANIRUDH TEWARI, IAS**

Principal Secretary, Industries & Commerce.

### PUNJAB STATE ELECTRICITY REGULATORY COMMISSION

#### NOTIFICATION

The 3rd February, 2016

**No. PSERC/Secy/Regu.111.-** In exercise of the power conferred on it by section 181(2) read with section 61 and 62 of the Electricity Act, 2003 (36 of 2003) and all other powers enabling the Commission in this behalf, the Punjab State Electricity Regulatory Commission hereby amends the Punjab State Electricity Regulatory Commission (Terms and Conditions for Determination of Generation, Transmission, Wheeling and Retail Supply Tariff) Regulations, 2014, namely: -

#### 1. Short Title and Commencement:

- 1) These regulations shall be called the Punjab State Electricity Regulatory Commission (Terms and Conditions for Determination of Generation, Transmission, Wheeling and Retail Supply Tariff) (1st Amendment) Regulations, 2016.
- 2) These regulations shall come into force from the date of their publication in the official Gazette of the State.

#### 2. Amendment to Regulation 3 – DEFINITIONS AND INTERPRETATION

Clause 3.6 of regulation 3 shall be substituted as under:

- 3.6. “Auditor” means an auditor appointed by a generating company or a licensee or the State

Load Dispatch Centre in accordance with the provisions of sections 139 & 148 of the Companies Act, 2013 (18 of 2013), or any other law for the time being in force;

### **3. Amendment to Regulation 21 – DEPRECIATION**

Regulation 21 shall be substituted as under:

#### **21. DEPRECIATION**

For the purpose of tariff, depreciation shall be computed in the following manner:

21.1. The value base for the purpose of depreciation shall be the capital cost of the assets admitted by the Commission:

Provided that land other than the land held under lease and the land for reservoir in case of hydro generating station shall not be a depreciable asset and its cost shall be excluded from the capital cost while computing depreciable value of the asset;

Provided further that depreciation shall be calculated after deduction of consumer contributions, capital subsidies/ Government grants.

21.2. The cost of the asset shall include additional capitalization.

21.3. The cost shall include foreign currency funding converted to equivalent rupees at the exchange rate prevalent on the date when foreign currency shall actually be availed but not later than the date of commercial operation.

21.4. Depreciation for generation and transmission assets shall be calculated annually as per straight line method over the useful life of the asset at the rate of depreciation specified by the Central Electricity Regulatory Commission from time to time.

21.5. Depreciation for distribution assets and other assets not specified by CERC shall be at the rates notified by the Commission:

Provided that the total depreciation during the life of the asset shall not exceed 90% of the original cost;

Provided that the remaining depreciable value as on 31st March of the year closing after a period of 12 years from date of commercial operation/ put in use of the asset shall be spread over the balance useful life of the assets;

Provided further that in case of hydro generating stations, the salvage value shall be as provided in the agreement signed by the developers with the State Government for creation of the site.

21.6. Depreciation shall be chargeable from the first year of commercial operation/asset is put in use. In case of commercial operation of the asset/put in use of asset for part of the year, depreciation shall be charged on pro rata basis.

### **4. Amendment to Regulation 25 – RATE OF INTEREST ON WORKING CAPITAL & SECURITY DEPOSIT**

Clause 25.1 of regulation 25 shall be substituted as under:

25.1. The rate of interest on working capital shall be equal to the weighted average rate of interest paid/ payable on loans by the licensee/generating company/SLDC or the State Bank of India Advance Rate as on April 1 of the relevant year, whichever is less. The interest on working capital shall be payable on normative basis notwithstanding that the licensee/generating company/

SLDC has not taken working capital loan from any outside agency or has exceeded the working capital loan amount worked out on the normative figures.

## **5. Amendment to Regulation 26 – OPERATION AND MAINTENANCE (O&M) EXPENSES**

Clause 26.1 of regulation 26 shall be substituted as under:

26.1. The O&M expenses for the nth year of the Control Period shall be approved based on the formula shown below:

$$\mathbf{O\&M_n = (R\&M_n + EMP_n + A\&G_n) \times (1-X_n)} \text{ Where,}$$

- $R\&M_n$  – Repair and Maintenance Costs of the Applicant for the nth year;
- $EMP_n$  – Employee Cost of the Applicant for the nth year;
- $A\&G_n$  – Administrative and General Costs of the Applicant for the nth year;

The above components shall be computed in the manner specified below:

$$(i) \mathbf{R\&M_n + A\&G_n = K * GFA * (WPI_n / WPI_{n-1})} \text{ Where,}$$

- ‘K’ is a constant (expressed in %) governing the relationship between R&M and A&G expenses and Gross Fixed Assets (GFA) for the nth year. The value of “K” will be specified by the Commission in the MYT order.
- ‘GFA’ is the average value of the Gross Fixed Assets of the nth year.
- ‘WPI<sub>n</sub>’ means the average rate (on monthly basis) of Wholesale Price Index (all commodities) over the year for the nth year.

$$(ii) \mathbf{EMP_n = (EMP_{n-1}) * (INDEX_n / INDEX_{n-1})}$$

- $INDEX_n$  - Inflation Factor to be used for indexing the Employee Cost.
- This will be a combination of the Consumer Price Index (CPI) and the Wholesale Price Index (WPI) of nth year and shall be calculated as under:-

$$\mathbf{INDEX_n = 0.50 * CPI_n + 0.50 * WPI_n}$$

‘WPI<sub>n</sub>’ means the average rate (on monthly basis) of Wholesale Price Index (all commodities) over the year for the nth year.

‘CPI<sub>n</sub>’ means the average rate (on monthly basis) of Consumer Price Index (Industrial workers) over the year for the nth year.

Note 1: The O&M expenses of BBMB for the entire Control Period shall be projected separately based on the latest actual payout. The Commission shall true up the O&M expenses of BBMB during the Annual Performance Review based on the actual payout. The O&M expenses of BBMB shall be treated as uncontrollable cost item. However, when CERC determines the tariff in respect of generating plants/units, transmission system and SLDC of BBMB, the Commission shall consider the same.

Note 2: For the purpose of estimation, the same WPI<sub>n</sub> and CPI<sub>n</sub> values shall be used for all years of the Control Period. However, the Commission will consider the actual values of the WPI<sub>n</sub> and CPI<sub>n</sub> at the end of each year during the Annual Performance Review exercise and true up the Employee cost on account of this variation. Further, the Commission will consider the actual values of the WPI<sub>n</sub> at the end of each year during the Annual Performance Review exercise and true up the R&M and A&G Expenses on account of this variation.

- Note 3: O&M expenses shall be allowed on normative basis and shall not be trued up: Provided, if actual O&M expenses are less than 90% of the normative expenses, the Commission shall true up the O&M expenses during the Annual Performance Review for that year on actual basis.
- Note 4: Terminal Liabilities such as death-cum-retirement gratuity, pension, commuted pension, leave encashment, LTC, medical reimbursement including fixed medical allowance in respect of pensioners will be approved as per the actuals paid by the Applicant.
- Note 5: O&M expenses made on account of extraordinary situations (if any) shall be submitted to Commission for its approval. Such expenses shall be filed separately and will not be subjected to provisions of Regulation 30. The approved amount by the Commission shall be trued up in the Annual Performance Review.
- Note 6: Exceptional increase in employee cost on account of pay revision etc. will be considered separately by the Commission.
- Note 7: Any expenditure on account of license fee, initial or renewal, fee for determination of tariff and audit fee shall be allowed on actual basis, over and above the A&G expenses approved by the Commission.
- Note 8: O&M expenses of assets taken on lease/hire-purchase and those created out of the consumers' contribution shall be considered in case the generating company or the licensee has the responsibility for its operation and maintenance and bears O&M expenses.
- Note 9: With regard to unfunded past liabilities of pension and gratuity, the Commission will follow the principle of "pay as you go". The Commission shall not allow any other amount towards creating fund for meeting unfunded past liability of pension and gratuity.
- Note 10: O&M expenses for gross fixed assets added during the year, if not accounted already, shall be considered from the date of commissioning on pro-rata basis.

*(iii)  $X_n$  is an efficiency factor for nth year*

The value of  $X_n$  shall be determined by the Commission in its first MYT order for the Control Period.

## 6. Amendment to Regulation 45 – DISTRIBUTION LOSS

Clauses 45.4, 45.5 & 45.6 of regulation 45 shall be substituted as under:

45.4. The consumption of unmetered consumers shall be assessed, as accurately as possible, on the basis of 11 kV feeder metering/ distribution transformer metering/sample survey/energy audit as per methodology approved by the Commission:

Provided that before undertaking any survey, the distribution licensee shall submit to the Commission for its approval, a plan highlighting the sample size, survey methodology, analysis techniques and such other factors that are crucial to the reliability of such survey:

Provided further that the Commission may direct the licensee to carry out any sample survey/ energy audit of the unmetered consumers in the manner as approved by the Commission.

45.5. The Commission may review and amend the methodology to assess the consumption of unmetered consumers as and when better and more accurate tool/methodology is available.

45.6. In the absence of 11 kV feeder metering/DT level metering/sample survey/energy audit etc., as per approved methodology, the Commission shall not accept the claim of the distribution licensee and may proceed to fix the loss level and consumption for unmetered consumers on the basis of the data and the information available with it.

## **7. Amendment to Regulation 68 – POWER TO WAIVE**

Regulation 68 shall be substituted as under:

### **POWER TO WAIVE**

The Commission may waive and/or relax any of the provisions of these regulations in any manner, if, in the opinion of the Commission, it is impracticable or inexpedient to proceed as per these regulations. In such a situation, after recording its reasons, the Commission may adopt any other approach which is reasonable and is consistent with the overall approach of these regulations.

**No. PSERC/Secy/Regu. 112.-** In exercise of the power conferred under Section 42 read with Section 181 of the Electricity Act, 2003 (36 of 2003) and all other powers enabling the Commission in this behalf, the Punjab State Electricity Regulatory Commission hereby amends the Punjab State Electricity Regulatory Commission (Terms and Conditions for intra-State Open Access) Regulations, 2011, namely: -

### **1. Short Title and Commencement:**

- 1) These regulations shall be called the Punjab State Electricity Regulatory Commission (Terms and Conditions for intra-State Open Access) (7th Amendment) Regulations, 2016.
- 2) These regulations shall come into force from the date of their publication in the official Gazette of the State.

### **2. Amendment to Regulation 31 (1) (c)**

Following proviso shall be added to Regulation 31 (1) (c):

Provided that a captive co-generation NRSE based plant using bagasse as fuel, for generation of power and wheeling power for its own use, shall be allowed banking of power for a maximum period of 6 months or 15 days from the closure of cane crushing season of the sugar mill, whichever is earlier. The intimation of closure of cane crushing season shall be given by the Open Access customer to the distribution licensee in advance.

### **3. Amendment to Regulation 42 – QUANTUM OF RENEWABLE PURCHASE OBLIGATION (RPO)**

Regulation 42 shall be substituted as under:

#### **42 Quantum of Renewable Purchase Obligation (RPO)**

42 (1) Each Open Access customer shall fulfill its RPO as per Punjab State Electricity Regulatory Commission (Renewable Purchase Obligation and its Compliance) Regulations, 2011. The minimum percentages of RPO are prescribed in clause 3(1) of these Regulations. The RPO shall be met by Open Access customers either by purchase of electricity (in kWh) from renewable sources or by purchase of Renewable Energy Certificate(s) (RECs) from the Power Exchange.

42 (2) In case, the Open Access customer fails to comply with the RPO as specified by the Commission in the Punjab State Electricity Regulatory Commission (Renewable Purchase Obligation and its compliance) Regulations, 2011 as amended from time to time, for the

period/year during which open access has been availed, the distribution licensee(s) shall withhold permission to such Open Access customer to avail open access during the next period/year till the shortfall in RPO compliance is made.

By order of the Commission

Sd/-

**(RAJIV BHATIA)**

SECRETARY

ਸਥਾਨਕ ਸਰਕਾਰ ਵਿਭਾਗ  
(ਟਾਊਨ ਪਲੈਨਿੰਗ ਵਿਂਗ)

### ਅਧਿਸੂਚਨਾ

ਮਿਤੀ 4 ਫਰਵਰੀ, 2016

**ਨੰ: ਡ.ਟ.ਪ. (ਸਸ)-2016-244.-**ਰਾਜਪਾਲ ਪੰਜਾਬ, ਨਗਰ ਕੇਂਸਲ, ਤਪਾ ਦੀ 63 ਕਨਾਲ 11 ਮਰਲੇ ਰਕਬੇ ਦੀ ਟੀ.ਪੀ ਸਕੀਮ ਜਿਸ ਦੇ ਲੇ ਆਉਟ ਪਲੈਨ ਡਰਾਈੰਗ ਨੰ: WCA/GC/06 dated 2-3-15 ਅਤੇ ਉਸ ਤੋਂ ਲਾਗੂ ਸਡਿਊਲ ਆਫ਼ ਕਲਾਜਿਜ ਨੂੰ ਨਗਰ ਕੇਂਸਲ, ਤਪਾ ਵਲੋਂ ਮਤਾ ਨੰ: 20 ਮਿਤੀ 28/08/15 ਰਾਹੀਂ ਅਪਣਾਇਆ ਗਿਆ ਹੈ, ਦੀ ਪੰਜਾਬ ਮਿਉਨਿਸਪਲ ਐਕਟ 1911 ਦੀ ਧਾਰਾ 192(3) ਅਤੇ ਇਸ ਸਬੰਧ ਵਿਚ ਮਿਲੇ ਹੋਰ ਸਾਰੇ ਅਧਿਕਾਰਾਂ ਦੀ ਵਰਤੋਂ ਕਰਦੇ ਹੋਏ ਪ੍ਰਸੰਨਤਾ ਪੂਰਵਕ ਪ੍ਰਵਾਨਗੀ ਇਸ ਸ਼ਰਤ ਨਾਲ ਦਿੰਦੇ ਹਨ ਕਿ ਜ਼ਮੀਨ ਮਾਲਕ ਨਗਰ ਕੇਂਸਲ ਤਪਾ ਨੂੰ ਦਿੱਤੀ ਗਈ ਇੱਛਕ ਸਹਿਮਤੀ ਅਨੁਸਾਰ ਸਕੀਮ ਏਰੀਏ ਅੰਦਰ ਸੜਕਾਂ ਪਾਰਕਾਂ ਅਤੇ ਹੋਰ ਸਾਂਝੀਆਂ ਥਾਵਾਂ ਅਧੀਨ ਆਉਂਦੇ ਕੁਲ ਜ਼ਮੀਨ ਦੇ 35% ਜਾਂ ਇਸ ਤੋਂ ਵੱਧ ਰਕਬੇ ਨੂੰ ਬਿਨਾਂ ਮੁਆਵਜਾ ਛੱਡਣ ਲਈ ਪਾਬੰਦ ਹੋਣਗੇ, ਇਸ ਸਬੰਧੀ ਨਗਰ ਕੇਂਸਲ ਜਾਂ ਸਰਕਾਰ ਤੋਂ ਕੋਈ ਮੁਆਵਜਾ ਕਲੇਮ ਨਹੀਂ ਕਰਨਗੇ ਅਤੇ ਸਕੀਮ ਏਰੀਏ ਅੰਦਰ ਨਗਰ ਕੇਂਸਲ ਦੀਆਂ ਸਪੈਸੀਫਿਕੇਸ਼ਨਾਂ ਅਨੁਸਾਰ ਖੁਦ ਫਿਲੈਪਮੈਂਟ ਕਰਨਗੇ, ਵਿਕਾਸ ਦੇ ਕੰਮਾਂ ਦਾ ਪੂਰਾ ਖਰਚਾ ਸਹਿਣ ਕਰਨਗੇ, ਇਸ ਸਬੰਧੀ ਨਗਰ ਕੇਂਸਲ ਜਾਂ ਸਰਕਾਰ ਤੋਂ ਕੋਈ ਮੁਆਵਜਾ ਕਲੇਮ ਨਹੀਂ ਕਰਨਗੇ ਅਤੇ ਵਿਕਾਸ ਦੇ ਕੰਮਾਂ ਸਬੰਧੀ ਸਰਕਾਰ ਦੀਆਂ ਸਮੇਂ-ਸਮੇਂ ਤੇ ਜਾਰੀ ਹੋਣ ਵਾਲੀਆਂ ਹਦਾਇਤਾਂ ਦੀ ਪਾਲਣਾ ਕਰਨ ਅਤੇ ਸਰਕਾਰ ਵਲੋਂ ਸਮੇਂ-ਸਮੇਂ ਤੇ ਜਾਰੀ ਕੀਤੀਆਂ ਗਈਆਂ ਹਦਾਇਤਾਂ ਅਨੁਸਾਰ ਬਣਦੇ ਚਾਰਜਿਜ ਦੇਣ ਦੇ ਪਾਬੰਦ ਹੋਣਗੇ। ਇਸ ਸਕੀਮ ਦਾ ਏਰੀਆ ਸਰਕਾਰ ਵਲੋਂ ਅਧਿਸੂਚਨਾ ਨੰ: ਡ.ਟ.ਪ.(ਸਸ)-15/406 ਮਿਤੀ 2-2-15 ਰਾਹੀਂ ਪਹਿਲਾਂ ਹੀ ਅਣਬਿਲਟ ਰਕਬਾ ਕੰਨਫਰਮ ਕੀਤਾ ਹੋਇਆ ਹੈ।

ਚੰਡੀਗੜ੍ਹ

ਮਿਤੀ 20 ਜਨਵਰੀ, 2016

ਵਿਕਾਸ ਪ੍ਰਤਾਪ, ਆਈ.ਏ.ਐਸ,

ਸਕੱਤਰ, ਸਥਾਨਕ ਸਰਕਾਰ ਵਿਭਾਗ।

### SCHEDULE OF CLAUSES

**SCHEUDLE OF CLAUSES** applicable to the Town Planning Scheme area measuring 63 kanal 11 marlas of Municipal Council, Tapa (Barnala) for the area enclose by scheme boundaries as shown in the layout plan drawing No: WCA/GC/06 Dated: 02/03/2015.

#### Schedule of Boundaries:

**NORTH:** Starting from point A which is the north-west corner in khasra no: 42//22 moving towards east through khasra no: 42//22 up to point B measuring 40 karam, then moving towards east through khasra nos: 42//23/1, 42//23/2 up to point C measuring 40 karam, then moving towards east through khasra no: 42//24 up to point D measuring 40 Karam.

**EAST :** Then starting from point D moving towards south along the eastern boundary of khasra no: 42//24 up to point E measuring 21.65 karam, then moving towards south- east through khasra no: 42//25 min up to point F measuring 10.51 karam, then moving towards north- east through khasra no: 42//25 min

up to point G measuring 6.36 karam, then moving towards south- east through khasra no: 42//25 min up to point H measuring 10.91 karam, then moving towards north-east through khasra no: 42//25 min up to point I measuring 1.61 karam, then moving towards south-east through khasra no: 42//25 min up to point J measuring 19.05 karam, then moving towards south through khasra no: 42//25 min, 51//5 min up to point K measuring 8.74 karam, then moving towards south through khasra no: 51//5 min up to point L measuring 33.12 karam then moving towards south through khasra no: 51//6min up to point M measuring 28.24 karam, then moving towards north -west through khasra no: 51//6min up to point N measuring 2.92 karam.

**SOUTH:** Then starting from point N moving towards south through khasra nos: 51//6min, 51//7min, 51//14, up to point O measuring 33.92 karam, then moving towards north-west along the southern boundary of khasra no: 51//14 up to point P measuring 16.99 karam, then moving towards north through khasra no: 51//14, 51//7min up to point Q measuring 15.72 karam, then moving towards north-west through khasra nos: 51//7min, 51//8/1min, 51//8/2min, 51//3/2 ,51//2min up to point R measuring 97.89 karam.

**WEST :** Then starting from point R moving towards north through khasra no: 51//2min up to point S measuring 6.36 karam, then moving towards west through khasra no: 51//2min up to point T measuring 11.55 karam, then moving towards north through khasra no: 51//2min up to point U measuring 10.52 karam, then moving towards north through khasra no: 42//22 up to point A measuring 35.85 karam which is the point of start of schedule of boundary.

#### **Arrangement of the scheme**

- |          |   |  |
|----------|---|--|
| Part-I   | : | General  |
| Part-II  | : | Reservation and designation of Land Use                        |
| Part-III | : | Building Restriction and Development of Infrastructure         |
| DA-I     | : | TP Scheme Layout Plan Drawing No: WCA/GC/06 Dated: 02/03/2015. |

#### **PART-I GENERAL**

**Extent of application:** The requirement of the schedule of clauses as shall extend to the whole of the area of the scheme and shall be in addition to the requirements of any bye-laws and local Acts along with Building Byelaws of Municipal Council, Tapa or as amended from time to time which shall continue to apply to the area in so far as they do not conflict with and are not inconsistent with the requirements of the scheme, provided further that the Municipal Council with the prior approval of the Government may relax any of the provisions of this scheme on any ground.

**Interpretation and definitions:** In this scheme where the context otherwise expressly provided, the following expressions have been assigned to them in addition to all the other definitions and terms contained in the Building Bye Laws of Municipal Council, Tapa or amended from time to time:-

- |                        |   |
|------------------------|---|
| Abut:                  | A building is said to abut on a street when the outer face of nay of its external walls is on the street, road boundary.  |
| Act:                   | Means the Punjab Municipal Act, 1911.   |
| Area:                  | Means the scheme area as per the Drawing No.: WCA/GC/06 Dated:02/03/2015.   |
| Architectural Control: | Means control of horizontal/vertical projections from the walls of the building and to restrict the height on any site exposed to the view from the street/road approved by the Chief Town Planner. |
| Area in relation to    | Means the superficial or horizontal section thereof made at plinth level inclusive of the   |
| Building:              | external walls and of such portion of the party walls as being of the building.   |
| Building Line:         | Means a fixed line, if any specified for a site beyond which no building (except there relaxed in these clauses within that site other than compound wall shall project.                            |

Bye-laws Local Act:	Means byelaws/rule, legislation enactment's orders and regulations for the time being in force in the area.
Chief Town Planner:	Means the Chief Town Planner Local Government Punjab, or any other officer to whom any of the powers of Chief Town Planner Local Government may be delegated.
Council:	Means the Municipal Council, Tapa.
Drawing:	Means the TP Scheme Layout Plan Drawing No: WCA/GC/06 Dated:02/03/2015.
Public Purposes:	Public purpose shall mean roads/streets, parks/open spaces including land reserved for putting up of building/structure/machinery for the purpose of operation and maintenance of water supply, sewerage and other services provided by the council.
Layout Plan:	Means a plan showing the streets, roads public open spaces, parking areas, areas temporarily or permanently prohibited for building, no construction zone along scheme road, residential plots of different categories existing built up area/building, commercial area, religious/public building, area religious/public buildings, area under utilities and services like water works, electric substations etc. building setback lines and details of area under different land uses including the saleable area etc.
Plot:	Means a parcel of land occupied or intended for occupancy by one main building together with its accessory buildings including the open spaces, having frontage upon a public street/streets or upon a private street/streets and enclosed by definite boundaries.
Setback Line:	Means a line usually parallel with the central line of the road or street or to the boundary of the plot and laid down in each case by competent authority beyond which nothing except boundary wall can be constructed towards the road or the sidewalls.
Width of Street:	Means width as shown on the drawing and measured at right angles to the direction of street.
Zoning Plan:	Means a plan showing the permitted use of land, site coverage, FAR Height, set back and other restrictions on the development of land as may be prescribed there in for any part or whole of area covered by the scheme.
Public Facilities Building:	Means any building required for running of public utility municipal service such as water supply, drainage, fire station, water pumping and public toilets etc.
Site Coverage:	Means the portion of site/area covered under building on the ground floor.

## PART-II RESERVATION AND DESIGNATION OF LAND USE

1. The whole of the area covered by scheme shall be developed for uses indicated in layout plan/zoning plan.
2. Land reserved for public purposes i.e. roads/streets, open space parks and pavements etc. Shown in the layout plan shall be demarcated and laid out by the owner/owners as per specifications to the satisfaction of the municipal council.
3. Land reserved for public purposes in the layout plan shall remain in the possession of the Municipal Council, Tapa, the use to which the remaining area or any part of it may be put shall be as shown in the layout plan/part layout plan and no land or any part of building constructed on it shall be used for any other purposes.
4. The owner/owners may dispose of saleable area as per approval layout plan after demarcation of plots for residential, commercial, institutional sites etc. as per approved layout plan.
5. No land in the area shall be used for any other purpose inconsistent with the scheme provided that the existing use of land may be continued till it is prohibited under the law or the rules made for this purpose.

**PART: III BUILDING RESTRICTIONS/REGULATION****Type of Building permitted**

- I. ON the land shown as streets open spaces and parking spaces in the layout plan, only building operation necessary for conversion of such land in order to enable the land to be used for the purpose for which it is reserved shall be permitted.
- II. ON the remaining land buildings which may be erected or re-erected shall be for used as shown in the layout plan.
- III. No plot shall be of size less than that shown on the layout plan and or demarcation plan building control sheets and not more than one building unit shall be erected on anyone plot but two or more complete plots may be combine .

**Site Coverage, minimum front set back, height & FAR for Residential plotted Development**

Plot Area(square yards)	Site coverage	Min. front setback	Permissible Height	F.A.R
Up to 100 sq. yards	90%	As per Sanctioned		1:2.00
Above 100 to 150 sq. yards	80%	Layout plan		1:1.90
Above 150 to 200 sq. yards	70%	Drawing no.	50 Feet	1:1.75
Above 200 to 300 sq. yards	65%	WCA/GC/06		1:1.65
Above 300 to 500 sq. yards	60%			1:1.50
Above 500 to 1000 sq. yards	50%			1:1.50
Above 1000 sq. yards	40%			1:1.25

The proportion up to which a site may be covered with building including ancillary building along with FAR control shall be in accordance with the following slabs, the remaining portion being left open in the form of minimum front set back and open spaces around the building and space at rear, sides or internal court-yard:-

**COMMERCIAL/INSTITUTIONAL**

- Construction on commercial sites shall be permitted in accordance with the building control sheets approved by Chief Town planner.
- In case of commercial building , where a part of the plot has been shown as arcade or verandah, such space shall be constructed in the form of an arcade or a verandah and the floor level of such arcade or verandah shall be as per the building control sheets and/or layout plan and it shall be left unencroached, un-hindered permanently or temporarily so as to function as continuous covered corridor in front of each shop.

**DEVELOPMENT OF INFRASTRUCTURE**

The owners of land shall remain bound by their voluntary undertaking in respect of leaving 35% or more of their total land for public streets/roads, parks open spaces, public utility services and shall also carry out and bear the total cost of development to the satisfaction of Municipal Council, Tapa.

**RELAXATION**

The Municipal Council with the prior approval of the Government, at any time may relax any of the provisions of this schedule of clauses.

Sd/-  
Executive Officer,  
Municipal Council,  
Tapa(Barnala)

ਸਥਾਨਕ ਸਰਕਾਰ ਵਿਭਾਗ  
(ਟਾਊਨ ਪਲੈਨਿੰਗ ਵਿੰਗ)

### ਅਧਿਸੂਚਨਾ

ਮਿਤੀ 4 ਫਰਵਰੀ, 2016

**ਨੰ: ਡ.ਟ.ਪ. (ਸਸ)-2016-252.**—ਪੰਜਾਬ ਦੇ ਰਾਜਪਾਲ, ਨਗਰ ਕੇਂਸਲ, ਨਾਭਾ ਦੀ ਮਿਉਨਿਸਪਲ ਹਦੂਦ ਅੰਦਰ ਪੈਂਦੇ ਪਿੰਡ ਨਾਭਾ ਦੀ ਹੱਦਬਸਤ ਨੰ:204 ਦੇ ਖਸਰਾ ਨੰ:191 ਦੇ 56 ਕਨਾਲ 10 ਮਰਲੇ (7.06 ਏਕੜ) ਰਕਬੇ ਵਿੱਚੋਂ 6.65 ਏਕੜ ਦੀ ਟੀ.ਪੀ ਸਕੀਮ ਬਣਾਉਣ ਸਬੰਧੀ ਨਗਰ ਕੇਂਸਲ ਨਾਭਾ ਵੱਲੋਂ ਆਪਣੇ ਮਤਾ ਨੰ:24 ਮਿਤੀ 06-08-14 ਰਾਹੀਂ ਲਈ ਅਣਬਿਲਟ ਘੋਸ਼ਿਤ ਕੀਤੇ ਗਏ ਰਕਬੇ ਦੀ ਪੰਜਾਬ ਮਿਉਨਿਸਪਲ ਐਕਟ, 1911 ਦੀ ਧਾਰਾ 192(1) ਨੂੰ ਧਾਰਾ 3(18) (ਬੀ) ਨਾਲ ਪੜ੍ਹਦੇ ਹੋਏ ਅਤੇ ਇਸ ਸਬੰਧ ਵਿਚ ਮਿਲੇ ਹੋਰ ਸਾਰੇ ਅਧਿਕਾਰਾਂ ਦੀ ਵਰਤੋਂ ਕਰਦੇ ਹੋਏ ਪ੍ਰਸੰਨਤਾ ਪੂਰਵਕ, ਪੁਸ਼ਟੀ ਇਸ ਸਰਤ ਨਾਲ ਕਰਦੇ ਹਨ ਕਿ ਜ਼ਮੀਨ ਮਾਲਕ ਨਗਰ ਕੇਂਸਲ ਨਾਭਾ ਨੂੰ ਦਿੱਤੀ ਗਈ ਇਛਕ ਸਹਿਮਤੀ ਅਨੁਸਾਰ ਸਕੀਮ ਏਰੀਏ ਅੰਦਰ ਸੜਕਾਂ ਪਾਰਕਾਂ ਅਤੇ ਹੋਰ ਸਾਂਝੀਆਂ ਬਾਵਾਂ ਅਪੀਨ ਆਉਂਦੇ ਕੁਲ ਜ਼ਮੀਨ ਦੇ 35% ਜਾਂ ਇਸ ਤੋਂ ਵੱਧ ਰਕਬੇ ਨੂੰ ਬਿਨਾਂ ਮੁਆਵਜਾ ਛੱਡਣ ਲਈ ਪਾਬੰਦ ਹੋਣਗੇ, ਇਸ ਸਬੰਧੀ ਨਗਰ ਕੇਂਸਲ ਜਾਂ ਸਰਕਾਰ ਤੋਂ ਕੋਈ ਮੁਆਵਜਾ ਕਲੇਮ ਨਹੀਂ ਕਰਨਗੇ ਅਤੇ ਸਕੀਮ ਏਰੀਏ ਅੰਦਰ ਨਗਰ ਕੇਂਸਲ ਦੀਆਂ ਸਪੈਸੀਫਿਕੇਸ਼ਨਾਂ ਅਨੁਸਾਰ ਖੁਦ ਫਿਲੈਪਮੈਂਟ ਕਰਨਗੇ, ਵਿਕਾਸ ਦੇ ਕੰਮਾਂ ਦਾ ਪੂਰਾ ਖਰਚਾ ਸਹਿਣ ਕਰਨਗੇ, ਇਸ ਸਬੰਧੀ ਨਗਰ ਕੇਂਸਲ ਜਾਂ ਸਰਕਾਰ ਤੋਂ ਕੋਈ ਮੁਆਵਜਾ ਕਲੇਮ ਨਹੀਂ ਕਰਨਗੇ ਅਤੇ ਵਿਕਾਸ ਦੇ ਕੰਮਾਂ ਸਬੰਧੀ ਸਰਕਾਰ ਦੀਆਂ ਸਮੇਂ-ਸਮੇਂ ਤੇ ਜਾਰੀ ਹੋਣ ਵਾਲੀਆਂ ਹਦਾਇਤਾਂ ਦੀ ਪਾਲਣਾ ਕਰਨ ਅਤੇ ਸਰਕਾਰ ਵਲੋਂ ਸਮੇਂ-ਸਮੇਂ ਤੇ ਜਾਰੀ ਕੀਤੀਆਂ ਗਈਆਂ ਹਦਾਇਤਾਂ ਅਨੁਸਾਰ ਬਣਦੇ ਚਾਰਜਿਜ਼ ਦੇਣ ਦੇ ਪਾਬੰਦ ਹੋਣਗੇ। ਇਸ ਸਕੀਮ ਰਕਬੇ ਦੀ ਸ਼ਡਿਊਲ ਆਫ਼ ਬਾਉਂਡਰੀ ਨਾਲ ਨੱਥੀ **ਅਨੁਲੱਗ ਕ** ਅਤੇ ਵੇਰਵਾ ਅਕਸ਼ ਸਜ਼ਾ ਪਲੈਨ **ਅਨੁਲੱਗ ਖ** ਉਪਰ ਦਰਸਾਇਆ ਗਿਆ ਹੈ।

ਚੰਡੀਗੜ੍ਹ

ਮਿਤੀ 20 ਜਨਵਰੀ, 2016

ਵਿਕਾਸ ਪ੍ਰਤਾਪ, ਆਈ.ਏ.ਐਸ,

ਸਕੱਤਰ, ਸਥਾਨਕ ਸਰਕਾਰ ਵਿਭਾਗ।

(ਅਨੁਲੱਗ-ਕ)

### ਸ਼ਡਿਊਲ ਆਫ਼ ਬਾਉਂਡਰੀ

#### ਉੱਤਰ :-

ਸਕੀਮ ਦੀ ਹੱਦ ਬਿੰਦੂ “ਏ” ਤੋਂ ਸ਼ੁਰੂ ਹੁੰਦੀ ਹੈ ਬਿੰਦੂ “ਏ” ਜੋ ਖਸਰਾ ਨੰ: 191 ਦੇ ਉੱਤਰ ਪੱਛਮੀ ਕੋਨੇ ਤੇ ਸਥਿਤ ਹੈ, ਤੋਂ ਇਸ ਦੀ ਉੱਤਰੀ ਬਾਹੀ ਦੇ ਨਾਲ ਪੂਰਬ ਦਿਸ਼ਾ ਵੱਲ ਚੱਲਦੇ ਹੋਏ ਬਿੰਦੂ “ਬੀ” ਤੱਕ ਜਾਂਦੀ ਹੈ। ਬਿੰਦੂ “ਏ” ਤੋਂ ਬਿੰਦੂ “ਬੀ” ਤੱਕ ਦਾ ਫਾਸਲਾ 357 ਫੁੱਟ ਹੈ। ਬਿੰਦੂ “ਬੀ” ਤੋਂ ਜੋ ਕਿ ਖਸਰਾ ਨੰ: 191 ਦੇ ਉੱਤਰੀ ਬਾਹੀ ਤੇ ਸਥਿਤ ਹੈ ਤੋਂ ਦੱਖਣ ਦਿਸ਼ਾ ਵੱਲ ਚੱਲਦੇ ਹੋਏ ਬਿੰਦੂ “ਸੀ” ਤੱਕ ਜਾਂਦੀ ਹੈ, ਬਿੰਦੂ “ਬੀ” ਤੋਂ ਬਿੰਦੂ “ਸੀ” ਤੱਕ ਦਾ ਫਾਸਲਾ 76 ਫੁੱਟ 9 ਇੰਚ ਹੈ। ਬਿੰਦੂ “ਸੀ” ਜੋ ਕਿ ਖਸਰਾ ਨੰ: 191 ਵਿਚ ਪੈਂਦਾ ਹੈ, ਤੋਂ ਪੂਰਬ ਦਿਸ਼ਾ ਵੱਲ ਚੱਲਦੇ ਹੋਏ ਬਿੰਦੂ “ਡੀ” ਤੱਕ ਜਾਂਦੀ ਹੈ, ਬਿੰਦੂ “ਸੀ” ਤੋਂ ਬਿੰਦੂ “ਡੀ” ਤੱਕ ਦਾ ਫਾਸਲਾ 234 ਫੁੱਟ ਡੇਚ ਇੰਚ ਹੈ।

#### ਪੂਰਬ :-

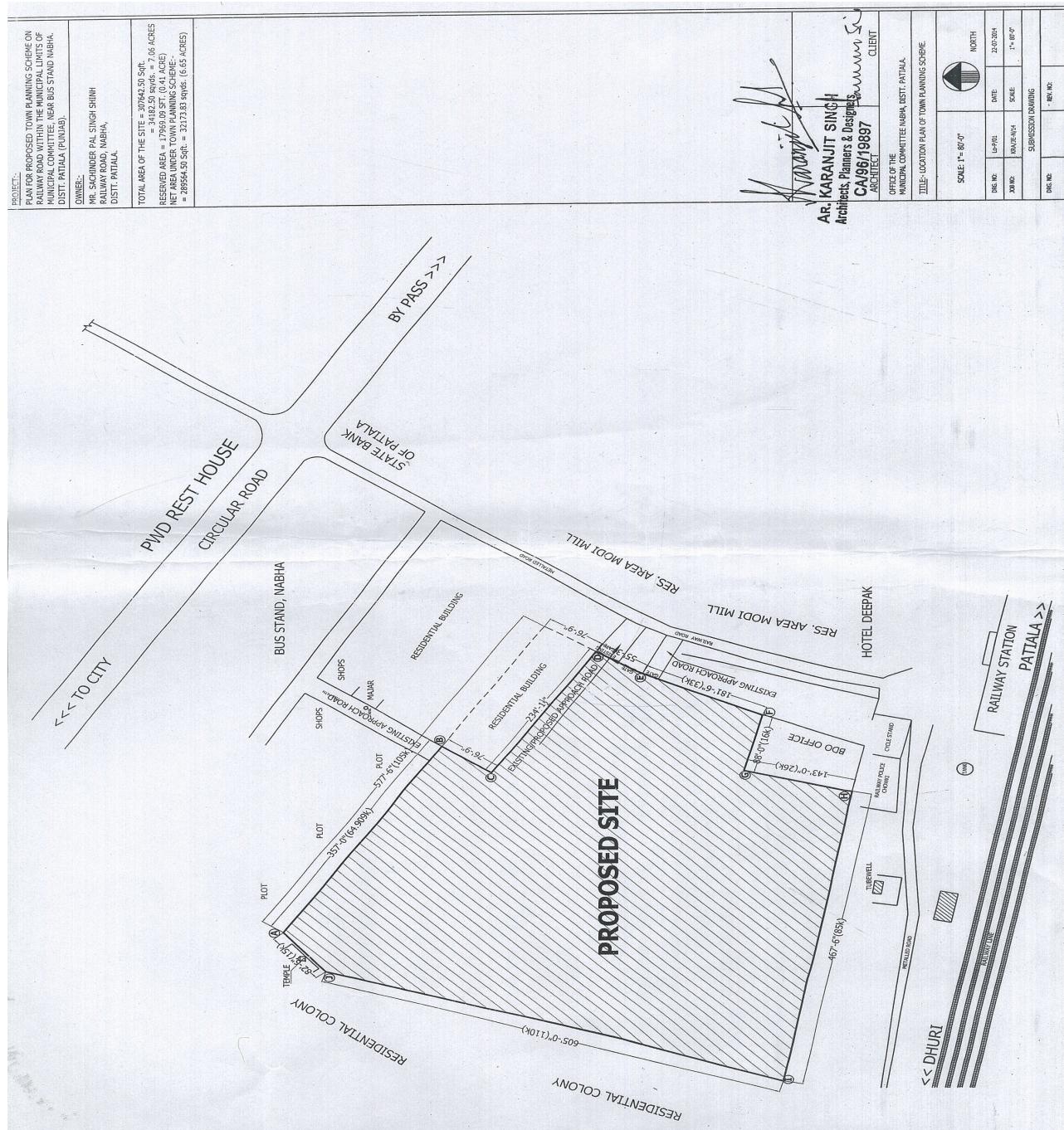
ਬਿੰਦੂ “ਡੀ” ਜੋ ਕਿ ਖਸਰਾ ਨੰ: 191 ਦੀ ਪੂਰਬੀ ਬਾਹੀ ਤੇ ਸਥਿਤ ਹੈ, ਤੋਂ ਇਸਦੀ ਪੂਰਬੀ ਬਾਹੀ ਦੇ ਨਾਲ ਦੱਖਣ ਦਿਸ਼ਾ ਵੱਲ ਚੱਲਦੇ ਹੋਏ ਬਿੰਦੂ “ਈ” ਤੱਕ ਜਾਂਦੀ ਹੈ, ਬਿੰਦੂ “ਡੀ” ਤੋਂ ਬਿੰਦੂ “ਈ” ਤੱਕ ਦਾ ਫਾਸਲਾ 55 ਫੁੱਟ 3 ਇੰਚ ਹੈ। ਬਿੰਦੂ “ਈ” ਜੋ ਕਿ ਖਸਰਾ ਨੰ: 191 ਦੀ ਪੂਰਬੀ ਬਾਹੀ ਤੇ ਸਥਿਤ ਹੈ, ਤੋਂ ਇਸਦੀ ਪੂਰਬੀ ਬਾਹੀ ਦੇ ਨਾਲ-ਨਾਲ ਦੱਖਣ ਦਿਸ਼ਾ ਵੱਲ ਚੱਲਦੇ ਹੋਏ ਬਿੰਦੂ “ਐਫ਼” ਤੱਕ ਜਾਂਦੀ ਹੈ, ਬਿੰਦੂ “ਈ” ਤੋਂ ਬਿੰਦੂ “ਐਫ਼” ਤੱਕ ਦਾ ਫਾਸਲਾ 181 ਫੁੱਟ 6 ਇੰਚ ਹੈ। ਬਿੰਦੂ “ਐਫ਼” ਜੋ ਕਿ ਖਸਰਾ ਨੰ: 191 ਦੀ ਪੂਰਬੀ ਬਾਹੀ ਤੇ ਸਥਿਤ ਹੈ, ਤੋਂ ਪੱਛਮੀ ਦਿਸ਼ਾ ਵੱਲ ਚੱਲਦੇ ਹੋਏ ਬਿੰਦੂ “ਜੀ” ਤੱਕ ਜਾਂਦੀ ਹੈ, ਬਿੰਦੂ “ਐਫ਼” ਤੋਂ ਬਿੰਦੂ “ਜੀ” ਤੱਕ ਦਾ ਫਾਸਲਾ 88 ਫੁੱਟ ਹੈ। ਬਿੰਦੂ “ਜੀ” ਜੋ ਕਿ ਖਸਰਾ ਨੰ: 191 ਦੀ ਪੂਰਬੀ ਬਾਹੀ ਤੇ ਸਥਿਤ ਹੈ ਤੋਂ ਇਸ ਦੀ ਪੂਰਬੀ ਬਾਹੀ ਦੇ ਨਾਲ-ਨਾਲ ਦੱਖਣ ਦਿਸ਼ਾ ਵੱਲ ਚੱਲਦੇ ਹੋਏ ਬਿੰਦੂ “ਐਫ਼” ਤੱਕ ਜਾਂਦੀ ਹੈ। ਬਿੰਦੂ “ਜੀ” ਤੋਂ ਬਿੰਦੂ “ਐਚ” ਤੱਕ ਦਾ ਫਾਸਲਾ 143 ਫੁੱਟ ਹੈ।

### ਦੱਖਣ :-

ਬਿੰਦੂ “ਐਚ” ਜੋ ਕਿ ਖਸਰਾ ਨੰ: 191 ਤੇ ਦੱਖਣੀ-ਪੂਰਬੀ ਕੋਨੇ ਤੇ ਸਥਿਤ ਹੈ, ਤੋਂ ਇਸ ਦੀ ਦੱਖਣੀ ਬਾਹੀ ਦੇ ਨਾਲ-ਨਾਲ ਪੱਛਮ ਦਿਸ਼ਾ ਵੱਲ ਚੱਲਦੇ ਹੋਏ ਬਿੰਦੂ “ਆਈ” ਤੱਕ ਜਾਂਦੀ ਹੈ। ਬਿੰਦੂ “ਐਚ” ਤੋਂ ਬਿੰਦੂ “ਆਈ” ਤੱਕ ਦਾ ਫਾਸਲਾ 467 ਫੁੱਟ 6 ਇੰਚ ਹੈ।

### ਪੱਛਮ :-

ਬਿੰਦੂ “ਆਈ” ਜੋ ਕਿ ਖਸਰਾ ਨੰ: 191 ਤੇ ਦੱਖਣੀ-ਪੱਛਮੀ ਕੋਨੇ ਤੇ ਸਥਿਤ ਹੈ, ਤੋਂ ਇਸ ਦੀ ਪੱਛਮੀ ਬਾਹੀ ਦੇ ਨਾਲ-ਨਾਲ ਉੱਤਰ ਦਿਸ਼ਾ ਵੱਲ ਚੱਲਦੇ ਹੋਏ ਬਿੰਦੂ “ਜੇ” ਤੱਕ ਜਾਂਦੀ ਹੈ। ਬਿੰਦੂ “ਆਈ” ਤੋਂ ਬਿੰਦੂ “ਜੇ” ਤੱਕ ਦਾ ਫਾਸਲਾ 605 ਫੁੱਟ ਹੈ। ਬਿੰਦੂ “ਜੇ” ਜੋ ਕਿ ਖਸਰਾ ਨੰ: 191 ਤੇ ਪੱਛਮੀ ਬਾਹੀ ਤੇ ਸਥਿਤ ਹੈ, ਤੋਂ ਇਸ ਦੀ ਪੱਛਮੀ ਬਾਹੀ ਦੇ ਨਾਲ-ਨਾਲ ਉੱਤਰ ਦਿਸ਼ਾ ਵੱਲ ਚੱਲਦੇ ਹੋਏ ਬਿੰਦੂ “ਏ” ਤੇ ਜਾ ਕੇ ਸਮਾਪਤ ਹੋ ਜਾਂਦੀ ਹੈ। ਬਿੰਦੂ “ਜੇ” ਤੋਂ ਬਿੰਦੂ “ਏ” ਤੱਕ ਦਾ ਫਾਸਲਾ 82 ਫੁੱਟ 6 ਇੰਚ ਹੈ।



ਸਥਾਨਕ ਸਰਕਾਰ ਵਿਭਾਗ  
(ਟਾਊਨ ਪਲੈਨਿੰਗ ਵਿੰਗ)

### ਅਧਿਸੂਚਨਾ

ਮਿਤੀ 4 ਫਰਵਰੀ, 2016

**ਨੰ: ਡ.ਟ.ਪ. (ਸਸ)-2016-260.**—ਪੰਜਾਬ ਦੇ ਰਾਜਪਾਲ, ਨਗਰ ਕੌਂਸਲ, ਕੁਰਾਲੀ ਦੀ ਮਿਉਨਿਸਪਲ ਹਦੂਦ ਅੰਦਰ ਪੈਂਦੇ ਪਿੰਡ ਚਨਾਲੋਂ ਦੀ ਹੱਦਬਸਤ ਨੰ:110 ਦੇ ਖਸਰਾ ਨੰ:5//10(4-0), 11/1(4-18), 6//6(2-7), 7(0-3) ਦੇ ਕੁੱਲ ਰਕਬਾ 11 ਕਨਾਲ 8 ਮਰਲੇ ਦੀ ਟੀ.ਪੀ ਸਕੀਮ ਬਣਾਉਣ ਸਬੰਧੀ ਨਗਰ ਕੌਂਸਲ ਕੁਰਾਲੀ ਵੱਲੋਂ ਆਪਣੇ ਮਤਾ ਨੰ: 247 ਮਿਤੀ 30-09-15 ਰਾਹੀਂ ਅਣਬਿਲਟ ਘੋਸ਼ਿਤ ਕੀਤੇ ਗਏ ਰਕਬੇ ਦੀ ਪੰਜਾਬ ਮਿਉਨਿਸਪਲ ਐਕਟ, 1911 ਦੀ ਧਾਰਾ 192(1) ਨੂੰ ਧਾਰਾ 3(18) (ਬੀ) ਨਾਲ ਪੜ੍ਹਦੇ ਹੋਏ ਅਤੇ ਇਸ ਸਬੰਧ ਵਿਚ ਮਿਲੇ ਹੋਰ ਸਾਰੇ ਅਧਿਕਾਰਾਂ ਦੀ ਵਰਤੋਂ ਕਰਦੇ ਹੋਏ ਪ੍ਰਸੰਨਤਾ ਪੂਰਵਕ, ਪੁਸ਼ਟੀ ਇਸ ਸ਼ਰਤ ਨਾਲ ਕਰਦੇ ਹਨ ਕਿ ਜਮੀਨ ਮਾਲਕ ਨਗਰ ਕੌਂਸਲ ਕੁਰਾਲੀ ਨੂੰ ਦਿੱਤੀ ਗਈ ਇੱਛੁਕ ਸਹਿਮਤੀ ਅਨੁਸਾਰ ਸਕੀਮ ਏਰੀਏ ਅੰਦਰ ਸੜਕਾਂ ਪਾਰਕਾਂ ਅਤੇ ਹੋਰ ਸਾਂਝੀਆਂ ਥਾਵਾਂ ਅਧੀਨ ਆਉਂਦੇ ਕੁੱਲ ਜਮੀਨ ਦੇ 35% ਜਾਂ ਇਸ ਤੋਂ ਵੱਧ ਰਕਬੇ ਨੂੰ ਬਿਨਾਂ ਮੁਆਵਜਾ ਛੱਡਣ ਲਈ ਪਾਬੰਦ ਹੋਣਗੇ, ਇਸ ਸਬੰਧੀ ਨਗਰ ਕੌਂਸਲ ਜਾਂ ਸਰਕਾਰ ਤੋਂ ਕੋਈ ਮੁਆਵਜਾ ਕਲੇਮ ਨਹੀਂ ਕਰਨਗੇ ਅਤੇ ਸਕੀਮ ਏਰੀਏ ਅੰਦਰ ਨਗਰ ਕੌਂਸਲ ਦੀਆਂ ਸਪੈਸੀਫਿਕੇਸ਼ਨਾਂ ਅਨੁਸਾਰ ਖੁਦ ਡਿਵੈਲਪਮੈਂਟ ਕਰਨਗੇ, ਵਿਕਾਸ ਦੇ ਕੰਮਾ ਦਾ ਪੂਰਾ ਖਰਚਾ ਸਹਿਣ ਕਰਨਗੇ, ਇਸ ਸਬੰਧੀ ਨਗਰ ਕੌਂਸਲ ਜਾਂ ਸਰਕਾਰ ਤੋਂ ਕੋਈ ਮੁਆਵਜਾ ਕਲੇਮ ਨਹੀਂ ਕਰਨਗੇ ਅਤੇ ਵਿਕਾਸ ਦੇ ਕੰਮਾਂ ਸਬੰਧੀ ਸਰਕਾਰ ਦੀਆਂ ਸਮੇਂ-ਸਮੇਂ ਤੇ ਜਾਰੀ ਹੋਣ ਵਾਲੀਆਂ ਹਦਾਇਤਾਂ ਦੀ ਪਾਲਣਾ ਕਰਨ ਅਤੇ ਸਰਕਾਰ ਵਲੋਂ ਸਮੇਂ-ਸਮੇਂ ਤੇ ਜਾਰੀ ਕੀਤੀਆਂ ਗਈਆਂ ਹਦਾਇਤਾਂ ਅਨੁਸਾਰ ਬਣਦੇ ਚਾਰਜਿਜ਼ ਦੇਣ ਦੇ ਪਾਬੰਦ ਹੋਣਗੇ। ਇਸ ਸਕੀਮ ਨੂੰ ਰਕਬੇ ਦੀ ਸ਼ਡਿਉਲ ਆਫ ਬਾਊਂਡਰੀ ਨਾਲ ਨੱਥੀ **ਅਨੁਲੱਗ ਕ** ਅਤੇ ਵੇਰਵਾ ਅਕਸ ਸਜ਼ਾ ਪਲੈਨ **ਅਨੁਲੱਗ ਖ** ਉਪਰ ਦਰਸਾਇਆ ਗਿਆ ਹੈ।

ਚੰਡੀਗੜ੍ਹ

ਮਿਤੀ 20 ਜਨਵਰੀ, 2016

ਵਿਕਾਸ ਪ੍ਰਤਾਪ, ਆਈ.ਏ.ਐਸ,  
ਸਕੱਤਰ, ਸਥਾਨਕ ਸਰਕਾਰ ਵਿਭਾਗ।

ਅਨੁਲੱਗ-2

### Schedule of Boundaries

**North:** Starting from point 'A' which is South-West corner of khasra no. 6//7 moving towards North-East along Northern Boundary of khasra no. 6//7, 6//6, 5//10 up to point 'B' which is North-East corner of khasra no. 5//10 measuring 92 karam.

**East:** Starting clockwise from point 'B' moving towards South along the Eastern Boundary of khasra no. 5//10, 5//11/1 up to point 'C' which is South- East corner of khasra no 5//11/1 measuring 43 karam.

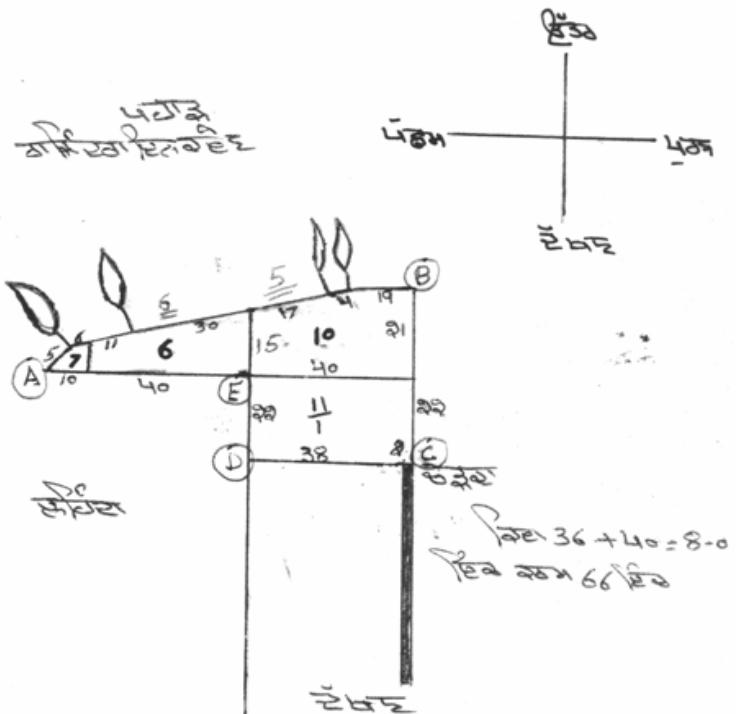
**South:** Starting from point 'C' moving towards West along the Southern Boundary of khasra no. 5//11/1 upto point 'D' which is South-West corner of khasra no. 5//11/1 measuring 40 karam.

**West:** Starting from point 'D' moving towards North along Western Boundary of Khasra no. 5//11/1 up to point 'E' 'which is North-West corner of khasra no. 5//11/1 measuring 22 karam then moving towards West along Southern Boundary of khasra no. 6//6, 6//7 measuring 50 karam up to point 'A' which is the starting point.

Sd/-  
Executive Officer,  
Municipal Council,  
Kurali (Ajitgarh)

(83) ମୁଦ୍ରଣ-କେ

ଅକ୍ଷର ଜୀବନକୁ ପାଇଁ ଉପରେ ତୟଗିବା ॥ ୩ ॥ ପରମ  
ଶିଖି ହୁଏ ଦେଖିବା



~~43-7-9-4~~

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301

Page 1

“三”

WC

CP

ਸਥਾਨਕ ਸਰਕਾਰ ਵਿਭਾਗ  
(ਟਾਊਨ ਪਲੈਨਿੰਗ ਵਿੰਗ)

### ਅਧਿਸੂਚਨਾ

ਮਿਤੀ 4 ਫਰਵਰੀ, 2016

**ਨੰ: ਡ.ਟ.ਪ. (ਸਸ)-2016-268.**—ਪੰਜਾਬ ਦੇ ਰਾਜਪਾਲ, ਨਗਰ ਕੇਂਸਲ, ਸ੍ਰੀ ਮੁਕਤਸਰ ਸਾਹਿਬ ਦੀ ਮਿਉਨਿਸਪਲ ਹਦੂਦ ਅੰਦਰ ਪੈਂਦੇ ਪਿੰਡ ਮੁਕਤਸਰ-II ਦੀ ਹੱਦਬਸਤ ਨੰ: 54 ਖਸਰਾ ਨੰਬਰ 1002 (31-13), 1003 (26-17), 1004 (0-16) ਕੁੱਲ ਰਕਬਾ 59 ਕਨਾਲ 06 ਮਰਲੇ ਦੀ ਟੀ.ਪੀ ਸਕੀਮ ਬਣਾਉਣ ਸਬੰਧੀ ਨਗਰ ਕੇਂਸਲ ਮੁਕਤਸਰ ਵੱਲੋਂ ਆਪਣ ਮਤਾ ਨੰ: 15 ਮਿਤੀ 28-6-13 ਰਾਹੀਂ ਅਣਬਿਲਟ ਘੋਸ਼ਿਤ ਕੀਤੇ ਗਏ ਰਕਬੇ ਦੀ ਪੰਜਾਬ ਮਿਉਨਿਸਪਲ ਐਕਟ, 1911 ਦੀ ਧਾਰਾ 192(1) ਨੂੰ ਧਾਰਾ 3(18) (ਬੀ) ਨਾਲ ਪੜ੍ਹਦੇ ਹੋਏ ਅਤੇ ਇਸ ਸਬੰਧ ਵਿਚ ਮਿਲੇ ਹੋਰ ਸਾਰੇ ਅਧਿਕਾਰਾਂ ਦੀ ਵਰਤੋਂ ਕਰਦੇ ਹੋਏ ਪ੍ਰਸੰਨਤਾ ਪੂਰਵਕ, ਪੁਸ਼ਟੀ ਇਸ ਸ਼ਰਤ ਨਾਲ ਕਰਦੇ ਹਨ ਕਿ ਜਮੀਨ ਮਾਲਕ ਨਗਰ ਕੇਂਸਲ ਮੁਕਤਸਰ ਨੂੰ ਦਿੱਤੀ ਗਈ ਇੱਛੂਕ ਸਹਿਮਤੀ ਅਨੁਸਾਰ ਸਕੀਮ ਏਰੀਏ ਅੰਦਰ ਸੜਕਾਂ ਪਾਰਕਾਂ ਅਤੇ ਹੋਰ ਸਾਂਝੀਆਂ ਥਾਵਾਂ ਅਧੀਨ ਆਉਂਦੇ ਕੁੱਲ ਜਮੀਨ ਦੇ 35% ਜਾਂ ਇਸ ਤੋਂ ਵੱਧ ਰਕਬੇ ਨੂੰ ਬਿਨਾਂ ਮੁਆਵਜਾ ਛੱਡਣ ਲਈ ਪਾਬੰਦ ਹੋਣਗੇ, ਇਸ ਸਬੰਧੀ ਨਗਰ ਕੇਂਸਲ ਜਾਂ ਸਰਕਾਰ ਤੋਂ ਕੋਈ ਮੁਆਵਜਾ ਕਲੇਮ ਨਹੀਂ ਕਰਨਗੇ ਅਤੇ ਸਕੀਮ ਏਰੀਏ ਅੰਦਰ ਨਗਰ ਕੇਂਸਲ ਦੀਆਂ ਸਪੈਸੀਫਿਕੇਸ਼ਨਾਂ ਅਨੁਸਾਰ ਖੁਦ ਫਿਲੈਪਮੈਂਟ ਕਰਨਗੇ, ਵਿਕਾਸ ਦੇ ਕੰਮਾਂ ਦਾ ਪੂਰਾ ਖਰਚਾ ਸਹਿਣ ਕਰਨਗੇ, ਇਸ ਸਬੰਧੀ ਨਗਰ ਕੇਂਸਲ ਜਾਂ ਸਰਕਾਰ ਤੋਂ ਕੋਈ ਮੁਆਵਜਾ ਕਲੇਮ ਨਹੀਂ ਕਰਨਗੇ ਅਤੇ ਵਿਕਾਸ ਦੇ ਕੰਮਾਂ ਸਬੰਧੀ ਸਰਕਾਰ ਦੀਆਂ ਸਮੇਂ-ਸਮੇਂ ਤੇ ਜਾਰੀ ਹੋਣ ਵਾਲੀਆਂ ਹਦਾਇਤਾਂ ਦੀ ਪਾਲਣਾ ਕਰਨ ਅਤੇ ਸਰਕਾਰ ਵਲੋਂ ਸਮੇਂ-ਸਮੇਂ ਤੇ ਜਾਰੀ ਕੀਤੀਆਂ ਗਈਆਂ ਹਦਾਇਤਾਂ ਅਨੁਸਾਰ ਬਣਦੇ ਚਾਰਜਿਜ ਦੇਣ ਦੇ ਪਾਬੰਦ ਹੋਣਗੇ। ਇਸ ਸਕੀਮ ਰਕਬੇ ਦੀ ਸ਼ਡਉਲ ਆਫ ਬਾਊਂਡਰੀ ਨਾਲ ਨੱਥੀ ਅਨੁਲੱਗ ਕ ਅਤੇ ਵੇਰਵਾ ਅਕਸ਼ ਸ਼ਜਰਾ ਪਲੈਨ ਅਨੁਲੱਗ ਖ ਉਪਰ ਦਰਸਾਇਆ ਗਿਆ ਹੈ।

ਚੰਡੀਗੜ੍ਹ

ਮਿਤੀ 20 ਜਨਵਰੀ, 2016

ਵਿਕਾਸ ਪ੍ਰਤਾਪ, ਆਈ.ਏ.ਐਸ,

ਸਕੱਤਰ, ਸਥਾਨਕ ਸਰਕਾਰ ਵਿਭਾਗ।

(ਅਨੁਲੱਗ-ਕ)

### SCHEDULE OF BOUNDARY OF PROPOSED TOWN PLANNING SCHEME IN THE NAME & STYLE OF GURDEV VIHAR SECTOR-1 SITUATED ON DR. KEHAR SINGH ROAD KOTKAPURA- BATHINDA BYE-PASS IN THE REVENUE ESTATE OF MUKATSAR(H.B. No.54) AT MUKATSAR WITHIN THE MUNICIPAL LIMITS OF MUNICIPAL COUNCIL MUKATSAR TEHSIL & DISTRICT: SHRI MUKATSAR SAHIB.

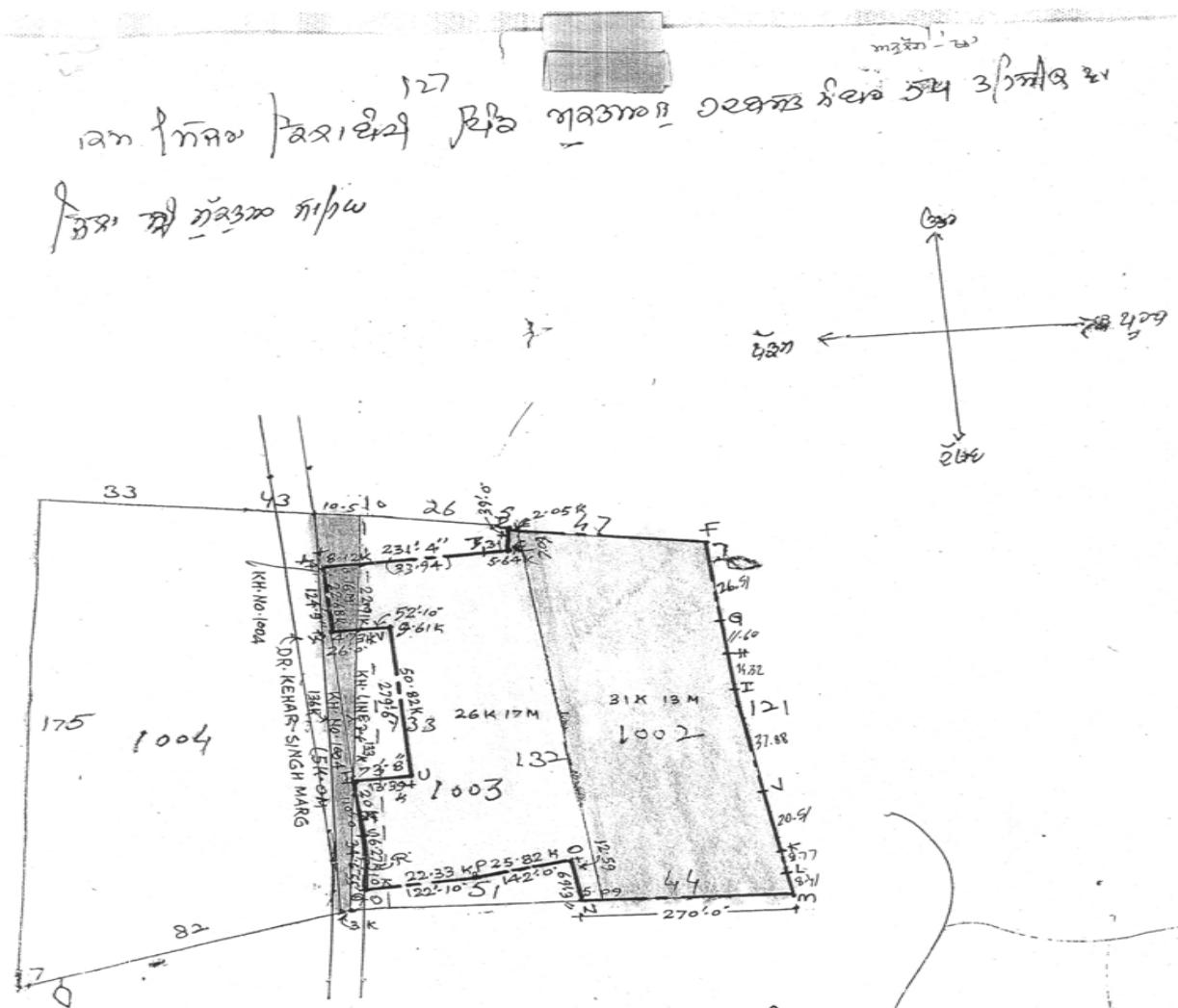
**NORTH:** Starting from point A which is situated on Dr. Kehar Singh Marg and falls in khasra No. 1004 moving towards north-east through khasra No. 1004 and 1003 up to point B measuring 42.06 karam, then moving towards north-east through khasra No. 1003 up to point C measuring 5.64 karam, then moving towards north through khasra No. 1003 up to point D measuring 7.09 karam, then moving towards east along the northern boundary of khasra No. 1003 up to point E measuring 2.05 karam, then moving towards east along the northern boundary of khasra No. 1002 up to point F measuring 47 karam.

**EAST:** Starting from point F moving towards South-east along the common village boundary of Mukatsar and Udaykaran up to point G measuring 26.51 karam, then moving towards South-east along the common village boundary of Mukatsar and Udaykaran up to point H measuring 11.60 karam, then moving towards South-east along the common village boundary of Mukatsar and Udaykaran up to point I measuring 14.32 karam, then moving towards South-east along the common village boundary of Mukatsar and Udaykaran up to point J measuring 37.88 karam, then moving towards South-east along the common village boundary of Mukatsar and Udaykaran up to point K measuring 20.51 karam, then moving towards South-east along the common village boundary of Mukatsar and Udaykaran up to point L measuring 8.77 karam, then moving towards South-east along the common

village boundary of Mukatsar and Udaykaran up to point **M** measuring 8.41 karam.

**SOUTH:** Starting from point **M** moving towards South-west along the South-eastern boundary of khasra No. 1002 and 1003 up to point **N** measuring 49.09 karam, then moving towards north through khasra No. 1003 up to point **O** measuring 12.59 karam, then moving towards south-west through khasra No. 1003 up to point **P** measuring 25.82 karam, then moving towards south-west through khasra No. 1003 up to point **Q** measuring 22.33 karam.

**WEST:** Starting from point **Q** moving towards north-west along Dr. Kehar Singh Marg through khasra No. 1003 up to point **R** measuring 10 karam, then moving towards north-west along Dr. Kehar Singh Marg through khasra No. 1003 up to point **S** measuring 6.27 karam, then moving towards north-west along Dr. Kehar Singh Marg through khasra No. 1003 up to point **T** measuring 20 karam, then moving towards east through khasra No. 1003 up to point **U** measuring 13.39 karam, then moving towards north through khasra No. 1003 up to point **V** measuring 50.82 karam, then moving towards west through khasra No. 1003 and 1004 up to point **W** measuring 14.34 karam, then moving towards north along Dr. Kehar Singh Marg and through khasra No. 1004 up to point **A** measuring 22.68 karam which is the starting point of schedule of boundary.



Attested  
Executive Officer,  
Municipal Council,  
Sri Muktsar Sahib.

ਸਥਾਨਕ ਸਰਕਾਰ ਵਿਭਾਗ  
(ਟਾਊਨ ਪਲੈਨਿੰਗ ਵਿੰਗ)

### ਅਧਿਸੂਚਨਾ

ਮਿਤੀ 4 ਫਰਵਰੀ, 2016

**ਨੰ: ਡ.ਟ.ਪ. (ਸਸ)-2016-276.**-ਰਾਜਪਾਲ ਪੰਜਾਬ, ਨਗਰ ਕੇਂਸਲ, ਬਰਨਾਲਾ ਦੀ 9.91 ਏਕੜ ਰਕਬੇ ਦੀ ਟੀ.ਪੀ ਸਕੀਮ ਜਿਸ ਦੇ ਲੇ ਆਉਟ ਪਲੈਨ ਡਰਾਇੰਗ ਨੰ: ਜੀ.ਬੀ.ਡੀ./ਬੀ.ਐਨ.ਐਲ./06 ਮਿਤੀ 23.07.10 ਅਤੇ ਉਸ ਤੋਂ ਲਾਗੂ ਸ਼ਡਿਊਲ ਆਫ ਕਲਾਜਿਜ ਨੂੰ ਨਗਰ ਕੇਂਸਲ, ਬਰਨਾਲਾ ਵਲੋਂ ਮਤਾ ਨੰ: 263 ਮਿਤੀ 27/09/10 ਰਾਹੀਂ ਅਪਣਾਇਆ ਗਿਆ ਹੈ, ਦੀ ਪੰਜਾਬ ਮਿਉਨਿਸਪਲ ਐਕਟ 1911 ਦੀ ਧਾਰਾ 192(3) ਅਤੇ ਇਸ ਸਬੰਧ ਵਿੱਚ ਮਿਲੇ ਹੋਰ ਸਾਰੇ ਅਧਿਕਾਰਾਂ ਦੀ ਵਰਤੋਂ ਕਰਦੇ ਹੋਏ ਪ੍ਰਸੰਨਤਾ ਪੂਰਵਕ ਪ੍ਰਵਾਨਗੀ ਇਸ ਸ਼ਰਤ ਨਾਲ ਦਿੰਦੇ ਹਨ ਕਿ ਜਮੀਨ ਮਾਲਕ ਨਗਰ ਕੇਂਸਲ, ਬਰਨਾਲਾ ਨੂੰ ਦਿੱਤੀ ਗਈ ਇਛਕ ਸਹਿਮਤੀ ਅਨੁਸਾਰ ਸਕੀਮ ਏਰੀਏ ਅੰਦਰ ਸੜਕਾਂ ਪਾਰਕਾਂ ਅਤੇ ਹੋਰ ਸਾਂਝੀਆਂ ਥਾਵਾਂ ਅਧੀਨ ਆਉਂਦੇ ਕੁਲ ਜਮੀਨ ਦੇ 35% ਜਾਂ ਇਸ ਤੋਂ ਵੱਧ ਰਕਬੇ ਨੂੰ ਬਿਨਾਂ ਮੁਆਵਜਾ ਛੱਡਣ ਲਈ ਪਾਬੰਦ ਹੋਣਗੇ, ਇਸ ਸਬੰਧੀ ਨਗਰ ਕੇਂਸਲ ਜਾਂ ਸਰਕਾਰ ਤੋਂ ਕੋਈ ਮੁਆਵਜਾ ਕਲੇ ਮ ਨਹੀਂ ਕਰਨਗੇ ਅਤੇ ਸਕੀਮ ਏਰੀਏ ਅੰਦਰ ਨਗਰ ਕੇਂਸਲ ਦੀਆਂ ਸਪੈਸੀਫਿਕੇਸ਼ਨਾਂ ਅਨੁਸਾਰ ਖੁਦ ਡਿਵੈਲਪਮੈਂਟ ਕਰਨਗੇ, ਵਿਕਾਸ ਦੇ ਕੰਮਾਂ ਦਾ ਪੂਰਾ ਖਰਚਾ ਸਹਿਣ ਕਰਨਗੇ, ਇਸ ਸਬੰਧੀ ਨਗਰ ਕੇਂਸਲ ਜਾਂ ਸਰਕਾਰ ਤੋਂ ਕੋਈ ਮੁਆਵਜਾ ਕਲੇਮ ਨਹੀਂ ਕਰਨਗੇ ਅਤੇ ਵਿਕਾਸ ਦੇ ਕੰਮਾਂ ਸਬੰਧੀ ਸਰਕਾਰ ਦੀਆਂ ਸਮੇਂ-ਸਮੇਂ ਤੇ ਜਾਰੀ ਹੋਣ ਵਾਲੀਆਂ ਹਦਾਇਤਾਂ ਦੀ ਪਾਲਣਾ ਕਰਨ ਅਤੇ ਸਰਕਾਰ ਵਲੋਂ ਸਮੇਂ-ਸਮੇਂ ਤੇ ਜਾਰੀ ਕੀਤੀਆਂ ਗਈਆਂ ਹਦਾਇਤਾਂ ਅਨੁਸਾਰ ਬਣਦੇ ਚਾਰਜਿਜ ਦੇਣ ਦੇ ਪਾਬੰਦ ਹੋਣਗੇ। ਇਸ ਸਕੀਮ ਦਾ ਏਰੀਆ ਸਰਕਾਰ ਵਲੋਂ ਅਧਿਸੂਚਨਾ ਨੰ: 4/13/2010-4ਸਸ3/1243 ਮਿਤੀ 07-06-10 ਰਾਹੀਂ ਪਹਿਲਾਂ ਹੀ ਅਨਬਿਲਟ ਰਕਬਾ ਕੰਨਫਰਮ ਕੀਤਾ ਹੋਇਆ ਹੈ।

ਚੰਡੀਗੜ੍ਹ

ਮਿਤੀ 20 ਜਨਵਰੀ, 2016

ਵਿਕਾਸ ਪ੍ਰਤਾਪ, ਆਈ.ਏ.ਐਸ,

ਸਕੱਤਰ, ਸਥਾਨਕ ਸਰਕਾਰ ਵਿਭਾਗ।

### SCHEDULE OF CLAUSES

**SCHEDULE OF CLAUSES** applicable to the Town Planning Scheme area measuring 79 kanal 5.91 marlas of Municipal Council, Barnala for the area enclose by scheme boundaries as shown in the layout plan drawing No. GBD /BNL /06 Dated: 23/07/2010.

#### Schedule of Boundaries:

ਉਪਰੋਕਤ ਟੀ.ਪੀ. ਸਕੀਮ ਜਿਸਦਾ ਰਕਬਾ 79 ਕਨਾਲ 5.91 ਮਰਲੇ ਹੈ। ਪਿੰਡ ਹੰਡਿਆਇਆ ਨਗਰ ਕੇਂਸਲ, ਬਰਨਾਲਾ ਦੀ ਮਿਉਨਿਸਪਲ ਲਿਮਿਟ ਵਿੱਚ ਪੈਂਦਾ ਹੈ। ਇਹ ਏਰੀਆ ਸਥਾਨਕ ਸਰਕਾਰ, ਪੰਜਾਬ ਦੀ ਨੋਟੀਫਿਕੇਸ਼ਨ ਨੰ: 4/13/2010-4ਸਸ3/1245 ਮਿਤੀ 07.06.2010 ਰਾਹੀਂ ਅਨਬਿਲਟ ਏਰੀਆ ਕੰਨਫਰਮ ਕੀਤਾ ਗਿਆ ਸੀ, ਜਿਸ ਦੀ ਸ਼ਡਿਊਲ ਆਫ ਬਾਊਂਡਰੀਜ ਹੇਠ ਲਿਖੇ ਅਨੁਸਾਰ ਹੈ :-

**NORTH:** Starting from point **A** which is situated on north-west corner of khasra no. 172//16/1/2 min and meeting point of Barnala Handiya road and 16'- 6" wide revenue rasta and moving towards east along the northern boundary of khasra no. 172//16/1/2 min, 171//20/3 min, 171//19/2 min, 171//18/2 min, 171//17/2, 171//16/2, and southern boundary of revenue rasta up to point **B** which is the north east corner of khasra no. 171//16/2 measuring 1133'- 0".

**EAST:** Starting from point **B** moving towards south along the eastern boundary of khasra no. 171//16/2, 171//25 and western boundary of revenue rasta up to point **C** measuring 148'- 6" then moving towards east along the northern boundary of khasra no. 171//25 and southern boundary of revenue rasta up to point **D** measuring 13'- 9", then moving towards south along the eastern boundary of khasra nos. 171//25, 202//5, 202//6 up to point **E** which is south east corner of khasra no. 202//6 measuring 574'- 9".

**SOUTH:** Starting from point **E** moving towards west along the southern boundary of khasra nos. 202//6, 202 //7, 202//8/1 up to point **F** which is south west corner of khasra no. 202//8/1 measuring 547'- 3".

**WEST:** Starting from point **F** moving towards north along the western boundary of khasra nos. 202//8/1, 202//3 min up to point **G** measuring 393'- 3", then moving towards west along the southern boundary of khasra no. 171//23 min up to point **H** measuring 33'- 7", then moving towards north along the western boundary of khasra nos. 171//23 min, 171//18/2min up to point **I** measuring 285'- 0", then moving towards west along the southern boundary of khasra nos. 171//18/2 min, 171//19/2 min, 171//20/3 min, 172//16/1/2 min up to point **J** measuring 614'- 8", then moving towards north east along the northern western boundary of khasra no. 172//16/1/2 and along Barnala Handiya road up to point **A** which is the starting point of our schedule of boundary.

#### **Arrangement of the scheme**

- Part-I : General  
 Part-II : Reservation and designation of Land Use  
 Part-III : Building Restriction and Development of Infrastructure  
 DA-I : TP Scheme Layout Plan Drawing No. GBD /BNL /06 Dated 23/07/2010.

#### **PART-I GENERAL**

**Extent of application:** The requirement of the schedule of clauses as shall extend to the whole of the area of the scheme and shall be in addition to the requirements of any bye-laws and local Acts along with Building Byelaws of Municipal Council, Barnala or as amended from time to time which shall continue to apply to the area in so far as they do not conflict with and are not inconsistent with the requirements of the scheme, provided further that the Municipal Council with the prior approval of the Government may relax any of the provisions of this scheme on any ground.

**Interpretation and definitions:** In this scheme where the context otherwise expressly provided, the following expressions have been assigned to them in addition to all the other definitions and terms contained in the Building Bye Laws of Municipal Council, Barnala or amended from time to time:-

- Abut: A building is said to abut on a street when the outer face of any of its external walls is on the street, road boundary.  
 Act: Means the Punjab Municipal Act, 1911.  
 Area: Means the scheme area as per the Drawing No. GBD /BNL /06 Dated 23/07/2010.  
 Architectural Control: Means control of horizontal/vertical projections from the walls of the building and to restrict the height on any site exposed to the view from the street/road approved by the Chief Town Planner.  
 Area in relation to Building: Means the superficial or horizontal section thereof made at plinth level inclusive of the external walls and of such portion of the party walls as being of the building  
 Building Line: Means a fixed line, if any specified for a site beyond which no building (except there relaxed in these clauses within that site other than compound wall shall project).  
 Bye-laws Local Act: Means byelaws/rule, legislation enactment's orders and regulations for the time being in force in the area.  
 Chief Town Planner: Means the Chief Town Planner Local Government Punjab, or any other officer to whom any of the powers of Chief Town Planner Local Government may be delegated.  
 Council: Means the Municipal Council, Barnala  
 Drawing: Means the TP Scheme Layout Plan Drawing No. GBD /BNL /06 Dated 23/07/2010.  
 Public Purposes: Public purpose shall mean roads/streets, parks/open spaces including land reserved for putting up of building/structure/machinery for the purpose of operation and maintenance of water supply, sewerage and other services provided by the council.

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Layout Plan:	Means a plan showing the streets, roads public open spaces, parking areas, areas temporarily or permanently prohibited for building, no construction zone along scheme road, residential plots of different categories existing built up area/building, commercial area, religious/public building, area religious/public buildings, area under utilities and services like water works, electric substations etc. building setback lines and details of area under different land uses including the saleable area etc.
Plot:	Means a parcel of land occupied or intended for occupancy by one main building together with its accessory buildings including the open spaces, having frontage upon a public street/streets or upon a private street/streets and enclosed by definite boundaries.
Setback Line:	Means a line usually parallel with the central line of the road or street or to the boundary of the plot and laid down in each case by competent authority beyond which nothing except boundary wall can be constructed towards the road or the sidewalls.
Width of Street:	Means width as shown on the drawing and measured at right angles to the direction of street
Zoning Plan:	Means a plan showing the permitted use of land, site coverage, FAR Height, set back and other restrictions on the development of land as may be prescribed there in for any part or whole of area covered by the scheme
Public Facilities Building:	Means any building required for running of public utility municipal service such as water supply, drainage, fire station, water pumping and public toilets etc.
Site Coverage:	Means the portion of site/area covered under building on the ground floor

## **PART-II: RESERVATION AND DESIGNATION OF LAND USE**

1. The whole of the area covered by scheme shall be developed for uses indicated in layout plan/zoning plan.
2. Land reserved for public purposes i.e. roads/streets, open space parks and pavements etc. Shown in the layout plan shall be demarcated and laid out by the owner/owners as per specifications to the satisfaction of the municipal council, Barnala.
3. Land reserved for public purposes in the layout plan shall remain in the possession of the Municipal Council, Barnala, the use to which the remaining area or any part of it may be put shall be as shown in the layout plan/part layout plan and no land or any part of building constructed on it shall be used for any other purposes.
4. The owner/owners may dispose of saleable area as per approved layout plan after demarcation of plots for residential, commercial, institutional sites etc. as per approved layout plan.
5. No land in the area shall be used for any other purpose inconsistent with the scheme provided that the existing use of land may be continued till it is prohibited under the law or the rules made for this purpose.

## **PART: III BUILDING RESTRICTIONS/REGULATIONS**

### **Type of Buildings permitted**

- I. On the land shown as streets open spaces and parking spaces in the layout plan, only building operation necessary for conversion of such land in order to enable the land to be used for the purpose for which it is reserved shall be permitted
- II. On the remaining land buildings which may be erected or re-erected shall be for uses as shown in the layout plan.

- III. No plot shall be of size less than that shown on the layout plan and or demarcation plan building control sheets and not more than one building unit shall be erected on anyone plot but two or more complete plots may be combined for purpose of one building unit.

#### **Site Coverage, minimum front set back, height & FAR for Residential plotted Development**

The proportion up to which a site may be covered with building including ancillary building along with FAR control shall be in accordance with the following slabs, the remaining portion being left open in the form of minimum front set back and open spaces around the building and space at rear, sides or internal court-yard:-

S. No.	Plot Area (Sq. YDS)	Site coverage(%)	Minimum front setback	Height Permissible	F.A.R
1.	Up to 100	80	As per Sanctioned	38'-6"	1:2
2.	Above 100 up to 150	75	Layout plan Drawing	38'-6"	1:1.90
3.	Above 150 up to 200	70	No. GBD /BNL /06	38'-6"	1:1.75
4.	Above 200 up to 300	65	Dated 23/07/2010	38'-6"	1:1.65
5.	Above 300 - 500	60		38'-6"	1:1.50
6.	Above 500	50		38'-6"	1:1.25

#### **COMMERCIAL/INSTITUTIONAL**

- Construction on commercial sites shall be permitted in accordance with the building control sheets approved by Chief Town Planner
- In case of commercial building, where a part of the plot has been shown as arcade or verandah, such space shall be constructed in the form of an arcade or a verandah and the floor level of such arcade or verandah shall be as per the building control sheets and/or layout plan and it shall be left unencroached, un-hindered permanently or temporarily so as to function as continuous covered corridor in front of each shop.

#### **DEVELOPMENT OF INFRASTRUCTURE**

The owners of land shall remain bound by their voluntary undertaking in respect of leaving 35% or more of their total land for public streets/roads, parks open spaces, public utility services and shall also carry out and bear the total cost of development to the satisfaction of Municipal Council, Barnala.

#### **RELAXATION**

The Municipal Council with the prior approval of the Government, at any time may relax any of the provisions of this schedule of clauses.

ਸਹੀ/-  
ਸ:ਮਿਊਂਸਪਲ ਇੰਜਨੀਅਰ,  
ਨਗਰ ਕੌਂਸਲ, ਬਰਨਾਲਾ।

Punjab State Weekly Lottery Scheme- 2016

#### **NOTIFICATION**

The 4th February, 2016

**No. PSL:FD:LE:2015/643.-Result of Punjab State Weekly Lottery Scheme Draw held on 2.02.2016 at Ludhiana:-**

**1st Prize (1) Rs. 5 Lakh**      Ticket No. 11-35243

**2nd Prize (2) Rs. 1 Lakh Each**      Ticket No. 11-46495      13-13619

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**3rd Prize (2) Rs. 50,000/- Each** Ticket No. 12-36575 12-10205

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**4th Prize (20) Rs. 5000/-Each (Following No. of Last Five Digits are applicable to all Series)**

14643	27006	10280	32128
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**5th Prize (20) Rs. 2000/- Each (Following No. of Last Four Digits are Applicable to All Series)**

8392			
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**6th Prize (2000) Rs. 100/- Each (Following No. of Last 4 Digits, Common to All Series)**

0107	0286	0882	1753	2107	2412	3183	3506	3785	4479	5163	5726	6417	7254	7647	8091	8349	8710	9179	9732
0123	0413	0980	1754	2126	2565	3185	3556	3909	4579	5256	5782	6597	7259	7796	8120	8391	8761	9445	9751
0212	0475	1355	1770	2182	2626	3352	3600	3987	4691	5668	5795	7062	7319	7835	8123	8505	8903	9610	9854
0241	0677	1378	1891	2270	2713	3411	3623	4153	4922	5682	6302	7099	7476	7952	8125	8591	9116	9641	9964
0278	0686	1695	2043	2407	2904	3423	3755	4359	5121	5704	6309	7153	7642	7953	8330	8594	9126	9657	9990

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**7th Prize (20000) Rs. 40/- Each (Following No. of Last 4 Digits, Common to All Series)**

0008	0507	1047	1463	1910	2387	2874	3390	3833	4345	4920	5580	6068	6483	6958	7565	8113	8708	9117	9509
0011	0534	1050	1474	1916	2398	2886	3394	3838	4362	4952	5587	6078	6484	6970	7616	8116	8713	9122	9514
0012	0550	1055	1480	1920	2400	2892	3400	3841	4385	4972	5600	6086	6495	6971	7638	8118	8717	9131	9518
0025	0559	1060	1488	1922	2408	2905	3401	3842	4404	4978	5608	6098	6502	6977	7664	8124	8724	9156	9526
0040	0573	1085	1491	1932	2411	2906	3413	3849	4405	4992	5609	6105	6503	6995	7698	8131	8728	9160	9534
0042	0582	1093	1495	1944	2423	2907	3425	3868	4417	5009	5625	6128	6507	7011	7714	8136	8734	9165	9540
0047	0594	1104	1496	1958	2437	2918	3439	3874	4427	5012	5628	6140	6517	7023	7729	8157	8741	9172	9541
0052	0600	1105	1500	1960	2441	2936	3443	3876	4430	5037	5638	6151	6529	7041	7736	8167	8743	9174	9544
0066	0605	1109	1525	1961	2447	2956	3444	3883	4448	5058	5642	6161	6556	7063	7737	8199	8747	9180	9568
0068	0611	1117	1536	1981	2454	2967	3453	3891	4451	5060	5672	6166	6564	7070	7740	8210	8771	9182	9576
0079	0616	1139	1541	1992	2461	2971	3454	3894	4453	5073	5674	6174	6570	7077	7742	8214	8772	9184	9581
0086	0634	1141	1542	2000	2467	3001	3469	3898	4466	5091	5685	6193	6572	7091	7747	8222	8774	9192	9586
0090	0636	1150	1550	2007	2472	3005	3475	3918	4485	5094	5706	6195	6591	7101	7763	8233	8782	9210	9593
0096	0642	1154	1553	2012	2482	3018	3477	3920	4497	5126	5714	6196	6592	7104	7765	8252	8784	9222	9597
0099	0654	1155	1566	2017	2484	3021	3491	3928	4499	5157	5717	6197	6601	7110	7773	8267	8804	9265	9598
0104	0659	1163	1574	2028	2489	3042	3492	3933	4502	5164	5724	6203	6608	7115	7800	8278	8813	9298	9599
0126	0664	1170	1583	2072	2499	3058	3494	3940	4510	5171	5728	6210	6614	7124	7808	8286	8818	9300	9600
0127	0697	1188	1585	2088	2505	3061	3504	3972	4515	5173	5731	6224	6616	7128	7811	8287	8840	9318	9606
0128	0703	1214	1587	2090	2513	3062	3529	3977	4517	5175	5736	6235	6622	7148	7820	8296	8842	9323	9615
0130	0705	1216	1601	2092	2520	3104	3537	3981	4538	5180	5740	6240	6624	7152	7824	8299	8845	9329	9616
0145	0712	1218	1604	2095	2534	3113	3540	3995	4551	5217	5742	6243	6625	7159	7832	8340	8847	9342	9643
0149	0718	1233	1615	2106	2554	3141	3541	3996	4558	5222	5744	6245	6626	7164	7850	8348	8850	9350	9668
0150	0745	1238	1623	2121	2600	3142	3560	4015	4567	5243	5749	6266	6703	7171	7859	8352	8868	9361	9681
0153	0761	1254	1634	2132	2617	3147	3566	4019	4570	5248	5764	6271	6704	7172	7863	8354	8880	9362	9690
0169	0785	1261	1637	2150	2631	3152	3575	4022	4595	5257	5766	6278	6706	7181	7864	8378	8888	9369	9700
0193	0790	1276	1646	2160	2636	3168	3583	4035	4609	5259	5774	6289	6707	7205	7865	8383	8896	9377	9701
0197	0793	1295	1648	2169	2645	3175	3588	4044	4613	5270	5777	6310	6723	7206	7880	8394	8898	9378	9705
0211	0796	1300	1663	2172	2648	3187	3620	4055	4616	5292	5779	6319	6732	7210	7883	8399	8913	9385	9717
0215	0807	1305	1675	2177	2659	3189	3627	4056	4620	5304	5806	6330	6753	7218	7892	8401	8919	9393	9723

0217	0824	1307	1679	2192	2668	3194	3630	4067	4649	5308	5810	6343	6755	7223	7894	8414	8926	9394	9724
0224	0836	1311	1708	2193	2673	3198	3636	4068	4655	5318	5813	6350	6762	7241	7905	8420	8928	9395	9748
0229	0844	1312	1710	2203	2682	3212	3661	4088	4664	5335	5815	6356	6774	7286	7943	8431	8936	9409	9752
0243	0881	1314	1726	2232	2686	3213	3676	4092	4727	5349	5826	6365	6790	7300	7954	8435	8947	9410	9773
0245	0886	1325	1752	2247	2697	3214	3681	4094	4740	5378	5838	6383	6794	7303	7976	8439	8949	9411	9779
0250	0890	1331	1760	2250	2732	3239	3691	4100	4758	5390	5853	6385	6802	7331	7980	8442	8952	9413	9784
0290	0904	1342	1762	2252	2739	3308	3692	4104	4759	5400	5855	6390	6803	7376	7998	8450	8961	9415	9799
0296	0915	1345	1768	2253	2748	3316	3698	4109	4762	5420	5864	6391	6814	7382	8004	8451	8967	9418	9812
0314	0916	1367	1791	2262	2765	3323	3701	4125	4784	5427	5876	6398	6831	7386	8011	8453	8974	9419	9814
0318	0917	1380	1797	2263	2767	3329	3712	4141	4811	5433	5882	6402	6842	7414	8013	8456	8981	9422	9817
0330	0919	1385	1798	2269	2775	3331	3722	4172	4815	5442	5902	6412	6849	7430	8033	8465	8986	9424	9826
0364	0926	1386	1802	2293	2781	3333	3743	4196	4819	5455	5910	6420	6861	7435	8037	8476	9004	9436	9891
0365	0928	1404	1813	2302	2785	3341	3756	4199	4825	5458	5945	6421	6864	7456	8039	8512	9032	9439	9899
0371	0937	1413	1828	2307	2799	3342	3759	4244	4832	5460	5970	6430	6885	7464	8043	8515	9034	9454	9909
0380	0942	1422	1843	2316	2818	3356	3776	4259	4844	5471	5986	6436	6899	7470	8044	8539	9037	9459	9910
0396	0951	1428	1848	2331	2831	3362	3777	4262	4854	5482	5991	6442	6903	7472	8048	8569	9040	9464	9912
0400	0975	1437	1850	2348	2838	3364	3790	4266	4862	5486	5992	6459	6914	7498	8064	8572	9049	9472	9917
0405	1005	1438	1858	2368	2841	3366	3795	4267	4869	5523	5994	6468	6916	7500	8083	8618	9053	9488	9940
0454	1020	1453	1863	2370	2858	3375	3802	4289	4897	5541	6003	6474	6933	7532	8093	8619	9083	9489	9951
0463	1040	1458	1893	2371	2863	3385	3816	4297	4905	5571	6028	6480	6945	7549	8103	8631	9109	9500	9963
0472	1043	1462	1907	2382	2870	3388	3818	4332	4918	5579	6066	6482	6948	7564	8112	8703	9111	9504	9973

All the prize winning tickets should reach the office of the Director, Punjab State Lotteries, SCO No. 106-108, Sector 17-D, Batra Building Chandigarh -160017 on the prescribed application within 30 days from the date of publication of result in the Punjab State Government Gazette either personally or through nationalized bank or By registered post or by insured parcel, In case the prize winner's claim does not reach this Directorate within 30 days, the right of the winners to claim the prize amount thereafter shall be extinguished, Prize up to Rs. 5,000/- should be claimed from the sellers or agents within 30 days from the publication of the result in Punjab Government Gazette TDS on all the winners paid by the Director, Punjab State Lotteries Chandigarh.

**Uma Shankar Gupta P.C.S.**  
Deputy Secretary Finance –cum–  
Director, Punjab State Lotteries, Chandigarh.